

Indexing instructions: Lt. 514, Sec. E, Twin Lakes S/D, Sec. 6, T2S, R8W.
Desoto County, Mississippi

Preferred By / RETURN TO:
STEWART & ASSOCIATES, PLLC
P.O. BOX 2757
MADISON, MS 39130
601 853 2121

SUBSTITUTED TRUSTEE'S DEED

WHEREAS, on December 17, 1998, Sherman L. Ingle, Jr. and Cassandra Roberts Ingle, executed a certain Deed of Trust to Patricia O. Jones, Trustee, for the benefit of Mortgage Guaranty Corporation, Beneficiary, which Deed of Trust is recorded in Book 1072 at Page 37 and re-recorded in Book 1214 at Page 409, in the office of the Chancery Clerk of Desoto County, State of Mississippi; and

WHEREAS, said Deed of Trust was assigned by Mortgage Guaranty Corporation to Trustmark National Bank by Assignment of Deed of Trust dated December 17, 1998, recorded in Book 1083 at Page 266 and re-recorded in Book 1219 at Page 508, in the office of the aforesaid Chancery Clerk; and

WHEREAS, Trustmark National Bank, the legal holder of said Deed of Trust and the note secured thereby, substituted Ernest W. Stewart as Trustee therein, as authorized by the terms thereof, by instrument dated April 9, 2003, and recorded in Book 1704 at Page 286, in the office of the aforesaid Chancery Clerk; and

WHEREAS, default having been made in the terms and conditions of said Deed of Trust and the entire debt secured thereby, having been declared to be due and payable in accordance with the terms of said Deed of Trust, and the legal holder of said indebtedness, Trustmark National Bank, requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said Deed of Trust for the purpose of raising sums due thereunder, together with attorney's fees, substituted trustee's fees and expenses of sale; and

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BK 446 PG 500
W.E. DAVIS CH. CLK.

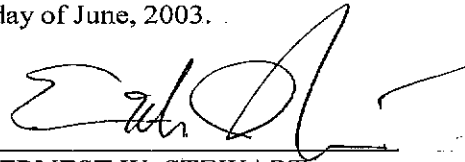
WHEREAS, the undersigned Substituted Trustee, after posting and publication of Notice of Sale as required by the terms of the Decd of Trust and the laws of the State of Mississippi, a copy of proof of publication is attached hereto as **Exhibit "A"**, within the legal hours (being between the hours of 11:00 A.M. and 4:00 P.M.), on the 13th day of June, 2003, at public outcry, offered the hereinafter described property for sale at the East door of the Desoto County Courthouse located at Hernando, Mississippi; and

WHEREAS, at such sale, Trustmark National Bank, acting by and through its duly authorized agent, did appear and make the highest and best bid, and said property was struck off to Trustmark National Bank.

NOW, THEREFORE, I, ERNEST W. STEWART, SUBSTITUTED TRUSTEE, in consideration of the sum of Forty-Nine Thousand Seven Hundred Sixty-Nine and 73/100 Dollars, (\$49,769.73), do hereby sell and convey unto Trustmark National Bank, conveying only such title as is vested in me as Substituted Trustee, the following described property located and situated in Desoto County, Mississippi, to-wit:

Lot 514, Section E, Twin Lakes Subdivision, located in Section 6, Township 2 South, Range 8 West, as shown on plat of said subdivision of record in Plat Book 12, Pages 18-20, in the office of the Chancery Clerk of Desoto County, Mississippi, to which plat reference is hereby made for a more particular description of said lot.

WITNESS MY SIGNATURE, this the 13th day of June, 2003.



ERNEST W. STEWART
SUBSTITUTED TRUSTEE

STATE OF MISSISSIPPI
COUNTY OF MADISON

PERSONALLY came and appeared before me, the undersigned authority in and for the county and state aforesaid, ERNEST W. STEWART, Substituted Trustee, who acknowledged to and before me that he signed and delivered the foregoing Substituted Trustee's deed on the day and year therein mentioned, and for the purposes therein expressed.

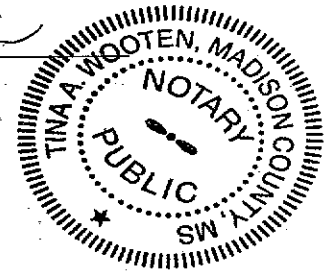
GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this, the 13th day of June, 2003.

Tina A. Wooten

NOTARY PUBLIC

MISSISSIPPI STATEWIDE NOTARY PUBLIC
MY COMMISSION EXPIRES JULY 31, 2004
BONDED THRU STEGALL NOTARY SERVICE

My Commission Expires: _____



GRANTOR:
P. O. Box 2757
Madison, MS 39130-2757
Ph. No. (601) 853-2121

GRANTEE:
P. O. Box 522
Jackson, MS 39205-0522
Ph. No. (601) 354-5191

c:61-STD-Assignee

PREPARED BY AND RETURN TO:

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PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Lisa Fuller personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times Today, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 4 consecutive times, as follows, to-wit:

SUBSTITUTED TRUSTEE'S
NOTICE OF SALE
WHEREAS, on December 17, 1998, Sherman C. Ingle, Jr. and Cassandra Roberts Ingle, executed a certain Deed of Trust for the benefit of Trust for the benefit of Mortgage Guaranty Corporation, Beneficiary, which Deed of Trust is of record in the office of the Chancery Clerk of Desoto County, Mississippi, in Book of Trust Book 1072 at Page 37 and is recorded in Book 1214 at Page 409; and

WHEREAS, said Deed of Trust was assigned by Mortgage Guaranty Corporation to Trustmark National Bank by Assignment of Deed of Trust date December 17, 1998, and recorded in Book 1088 at Page 286, and is recorded in Book 1219 at Page 508, in the office of the aforesaid Chancery Clerk; and

WHEREAS, Trustmark National Bank has heretofore substituted Ernest W. Stewart as Trustee in place and stead of the present Trustee, by instrument dated April 4, 2003, and recorded in Book 1704 at Page 286, in the office of the aforesaid Chancery Clerk; and

WHEREAS, default having been made in the terms and conditions of said Deed of Trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms thereof, Trustmark National Bank, the legal holder of said indebtedness, requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said Deed of Trust for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees, and expenses of sale.

NOW, THEREFORE, Ernest W. Stewart, Substituted Trustee in said Deed of Trust, will on the 13th day of June, 2003, offer for sale at public outcry and sell to the highest bidder the above described property.

Witness my signature this 16th day of May, 2003.
ERNEST W. STEWART,
Substituted Trustee
STEWART & ASSOCIATES, PLLC
ATTORNEYS AT LAW
P.O. Box 2757
Madison, MS 39130-2757
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Volume No. _____ on the _____ day of _____, 2003

Lisa Fuller

Sworn to and subscribed before me, this 12 day of June, 2003

BY Judith Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: JANUARY 16, 2005
BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED

A. Single first insertion of 439 words @ .12 \$ 52.68
B. 3 subsequent insertions of 1317 words @ .10 \$ 131.70
C. Making proof of publication and depositing to same \$ 3.00
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